

May 4, 2020

Dear Association Members:

The Board and REI hope you will find the news that follows to be helpful. Thank you for your time in reading the newsletter and for your cooperation where required.

The Board of Directors has decided to extend the closure of the clubhouse, in its entirety, which includes the fitness center, restrooms and the clubhouse great room, until further notice. The board will continue to monitor the COVID-19 health crisis and they will re-evaluate this decision in the future. We will keep everyone informed throughout the process. The Board of Directors thanks you in advance for your understanding, cooperation and patience during this time.



Community Updates

Completed Projects:

- 🍂 Repairs to the fence along Route 53 have been completed.
- 🍂 The entrance fountain has been turned on for the season.
- 🍂 The associations lawn irrigation contractor has inspected the system and will address any repairs that are needed. Lawn watering will begin based on weather conditions.

Upcoming Projects...

- 🍂 At this time, the replacement of the remaining driveway divider walls remains on hold. Once it is rescheduled, a notice will be sent. The walls to be replaced are 41-84 Tucker Street, 1-40 Lawrence Ave and 5-12 Bristol Terrace.
- 🍂 The 2020 power washing/staining/painting also remains on hold. The areas to be addressed are 3-52 Tucker Street, 1-28 Paulding Terrace and 1-24 Sampson Terrace along with the mailbox stations, benches and driveway fences in these areas. The pool and clubhouse pergolas are also scheduled to be stained. A notice will be sent out prior to the work being done once a date is confirmed.

- ✿ The Board will be compiling a list of areas that will require paving repairs throughout the community.
- ✿ As a reminder, the Landscaping Committee and REI will be performing a spring inspection in May. This inspection will include looking for snow removal damage, including but not limited to damage to walkways, plantings, units, roads, etc. If you have noted any damage, please report them to Jessica at jdidomenico@rei-pm.net. Please be reminded that any request to add or change items in the manicured landscaping beds must follow the enclosed guidelines and must be submitted to the Landscaping Committee, in care of REI, for review.

A copy of the “Request to the Landscape and/or Architectural Integrity Committee” can be obtained on the community website at:

<http://villagesattimberoak.com/website/publish/owners/index.php?Forms-29>



Future Board Meeting Dates

The Board Meetings scheduled for 2020 will be held on Monday May 18th, Monday June 22nd, Monday July 27th, Monday August 24th, Monday, September 28th, Monday October 26th and Monday, November 9th.

** Please note - a decision about the May Board meeting has not been made at this time. We will keep you informed as the meeting date approaches. If you have any questions, comments or concerns, please contact Jessica at jdidomenico@rei-pm.net.



Pool Attendant Position

The Association is still looking for a part-time pool attendant for Tuesdays through Friday - 1:00 PM to 8:00 PM and Saturdays, Sundays and holidays - 11:00 AM to 8:00 PM. The tentative start date is May 23rd and the end date is Sunday, September 6th. If you are interested, please contact Jessica DiDomenico at jdidomenico@rei-pm.net or (203) 791-2660.



Pool Opening

The date for the pool opening is still undetermined. The process for opening the pool has begun and will continue as usual. The Board will make their decision on the pool opening based on orders from state officials. We will keep you informed as more information is received.

Once we do open the pool...

There will be a pool attendant on duty Tuesday through Friday from 2:00 PM to 8:00 PM, Saturdays and Sundays from 12:00 PM to 8:00 PM.

As a reminder, all residents and guests must sign in when the attendant is on duty. Anyone under the age of 16 must be accompanied by an adult **at all times** while in the pool area. Please note - the attendants are not lifeguards.

All residents must shower before entering the pool.

Only **four guests per unit** are allowed at the pool.

Please close the umbrellas prior to leaving.

Please remember to remove all personal items - towels, toys, sun block lotion, etc. - when leaving the pool area.

The remainder of the pool rules are noted on each gate, please review and make note of them. If you observe any rule violations, please complete the rule violation form and forward it to Jessica DiDomenico at jdidomenico@rei-pm.net.



Dumpster Day

The Association has decided to postpone the spring dumpster day until June. Once a new date is scheduled, a notice will be sent out in advance.



2020 Holiday Trash Pickup Schedule

Memorial Day	Monday	pick-up will be Thursday
July 4 th	Saturday	pick-up will be normal day
Labor Day	Monday	pick-up will be Thursday
Thanksgiving	Thursday	pick-up will be normal day
Christmas Day	Friday	pick-up will be normal day

As a reminder, trash and recycling receptacles are not be put at the curb any earlier than the night prior to pick up must be brought inside the night of trash pickup. If your trash or recycling container is missed on the day of pick up, please contact Jessica DiDomenico immediately and she will contact the trash vendor.



Other Important Dates to Remember

Timber Oak Ladies Book Club – please note, book club meetings have been postponed until further notice (due to the clubhouse closure).

Reminders.....



The Board of Directors would like to caution all residents to be watchful for children who are riding on motorized scooters, bikes and cars in the roadways and all parking areas within Timber Oak. The weather is changing for the better and we have noticed that there are more children playing outside these days especially being home from school.

We would like to advise all parents of children, who do use these toys, to be watchful of your children when they are playing outside. It has been reported that children have been seen entering the roadways on these motorized toys. In some cases, coming very close to passing vehicles.

We would hope that all residents are mindful of this potential danger and to please obey the speed limit and stop signs within our complex.

Please be safe and healthy.

Timber Oak Board of Directors



Pets

- ✿ With more residents being home, there have been more people walking the community with their dogs. As a reminder, for the safety of residents and other dogs, all pets must be leashed, and all other pets must be in an enclosed cage or other container whenever they are anywhere on association property.
- ✿ Please remember to curb your pet along the tree line and or the common lawn areas. Please pick up and dispose of all dog waste in your personal garbage. Lastly, dogs shall not be curbed or walked within close proximity of the Units, front/rear doors, mulched beds, around the pool and/or clubhouse.



Firework Policy

The use of pyrotechnics/fireworks is strictly prohibited anywhere within Timber Oak. Please note, per the Association Bylaws Article V - Enforcement - Section 5.2 Fine for Violation. By resolution following Notice and Hearing, the Executive Board may levy a fine of up to \$50 per day for each day that a violation of the Documents or Rules persists after such Notice and Hearing, but such amount shall not exceed that amount necessary to insure compliance with the rule or order of the Executive Board. In the case of the use of pyrotechnics/fireworks, the Executive Board may levy fines in the following amounts – first offense \$250, second offense \$500 and third offense \$1,000.



Landscaping Requests

The Landscaping Committee would like to remind all Homeowners that any requests to add or change items in flower beds must follow the enclosed guidelines and must be submitted to REI who, in turn, will pass it along to the Landscaping Committee for review.

A copy of the “Request to the Landscape and/or Architectural Integrity Committee” can be obtained on the community website at:

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Any changes made without prior approval may be considered a violation of the rules and be subject to warnings, fines and/or a requirement to remove said changes. **Please note that birdfeeders are not allowed as the seed can attract rodents.**



Traffic Rules

The Board of Directors is requesting that you remember to adhere to the traffic rules below for the safety of all residents, especially with children playing outside. The speed limit is **15 miles per hour**.

Please make sure your vehicle always comes to a complete **STOP** at all stop signs throughout the complex.

Please note - all drivers must yield to pedestrians who are crossing the community streets, whether they are children or adults.

The Board of Directors encourages each resident to help reduce traffic violations even further. If you witness a vehicle not obeying these very important traffic rules please submit a report in writing to Management immediately with the make, model, license plate number and the address the vehicle belongs to.

Please remember not to park any vehicles in non-parking areas such as those in front of mailbox stations, on the street, (including the side road along Tucker Street) or in back out spaces specifically designated for end units. Any vehicle noted in these areas will be tagged and you will receive a warning letter. If the same vehicle is reported again, you will receive a fine hearing letter and may have your vehicle towed.

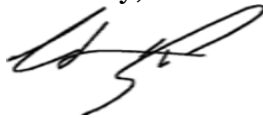
Please note that visitor parking lots cannot be used by residents unless all garage and driveway spaces are in use. Please refer to Article VI – Motor Vehicles of the Association Rules and Regulations for rules pertaining to driving, parking, etc. There will be inspections of the visitor parking lots on a bi-monthly basis. If a vehicle is found to be parked in the visitor lots inappropriately, they will be tagged, and you will receive a written warning. If the same vehicle continues to be parked in the visitor parking, you will receive a fine and may have your vehicle towed.

A few other general reminders include

- ✿ Only gas and electric grills are allowed to be used. All grills are always to be kept 10 feet from the building and privacy walls. There are to be no charcoal grills, smokers, chimneas, fire pits or propane heaters which operate with an open flame, anywhere in The Villages at Timber Oak. Propane tanks may not be stored inside the building structure including the garage. Extra propane tanks may be stored only next to barbeque unit or removed from premises.
- ✿ Please note - Timber Oak is a No Trespassing/No Soliciting Community. If you have strangers knocking on your door, please do not open your door and call the police immediately. Also, if you witness any non-residents or strange vehicles, please call the police immediately.

If you need to contact Jessica for assistance, her email address is jdidomenico@rei-pm.net The on-site phone number is (203) 791-2660. If Jessica or I can assist you in any way, please let us know.

Sincerely,



Arthur C. Stueck II
President
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